



## *Report to the Auburn City Council*

Action Item

Agenda Item No.

**2**

City Manager Approval

**To:** Mayor and City Council Members  
**From:** Robert Richardson, City Manager  
Megan Siren, Administrative Analyst  
**Date:** December 9, 2013  
**Subject:** Loan Agreement with the Successor Agency to the Auburn Urban Development Authority

### **The Issue**

Shall the City Council approve a loan agreement with the Successor Agency to the Auburn Urban Development Authority?

### **Conclusion and Recommendation**

Staff recommends that the City Council, by RESOLUTION approve a loan agreement with the Successor Agency to the Auburn Urban Development Authority.

### **Background**

On June 28, 2011, as part of the 2011-12 State of California budget bill, companion bills Assembly Bill 1X 26 (AB 26) and Assembly Bill 1X 27 (AB 27) were enacted, dissolving the Auburn Urban Development Authority (AUDA), unless the City of Auburn (City) elected to participate in the Alternative Voluntary Redevelopment Program established by AB 27 and paid an annual “community remittance” payment to the County of Placer. On July 18, 2011, a Petition of Writ of Mandate was filed in the Supreme Court of the State of California in the matter of *California Redevelopment Association, et al. v. Ana Matosantos, et al.*, Case No S194861 (Legal Action), challenging the constitutionality of AB 26 and AB 27 on behalf of cities, counties and redevelopment agencies. On December 29, 2011, the Supreme Court issued its opinion in the Legal Action, upholding AB 26, invalidating AB 27, extending certain statutory deadlines under Health and Safety Code Sections 34170 through 34191, and dissolving all redevelopment agencies throughout the State effective February 1, 2012.

### **Analysis**

The City elected to become the successor agency to AUDA by Resolution No. 12-03, dated January 9, 2012. In June 2012, the State passed AB 1484 for the purposes of making technical and substantive amendment to the Dissolution Act that sets forth the process of unwinding the former Redevelopment Agency. Pursuant to the AB 1484, the Successor Agency is deemed to be a separate legal entity from the City of Auburn.

One of the responsibilities of the Successor Agency is to prepare Recognized Obligation Payment Schedules (ROPS), which set forth the nature, amount and source(s) of payment of all “enforceable obligations” of AUDA (as defined by law) to be paid by the Successor Agency after AUDA’s

dissolution, covering the forward-looking six month fiscal period. The Successor Agency has submitted and obtained approval from the Oversight Committee and the California State Department of Finance (DOF) for five ROPS cycles. When the initial ROPS cycle occurred, the Successor Agency understood and believed that funds received from the second ROPS cycle were to be utilized for the first ROPS cycle. Due to this oversight, the Successor Agency has suffered a shortfall. The shortfall is currently in a deficit of approximately \$187,564 in the Successor Agency's reserve fund for debt service, and is identified on the current ROPS as line item #4. To avoid the potential default of the Successor Agency's debt service reserve, the City advanced funds from the City's pooled cash account (quasi-transfer for funds from the general fund) as a means to fund DOF approved enforceable obligations as a short term loan.

The DOF is requesting that the Successor Agency submit an Oversight Board-approved loan agreement with the current ROPS and all future applicable ROPS cycles to support line item #4 on the ROPS; this loan agreement is consistent with Health & Safety Code Section 34173(h), which permits a loan from the City to the Successor Agency for the purpose of paying approved enforceable obligations, administrative costs or project related expenses to be deemed an "enforceable obligation" and placed upon a ROPS for repayment.

**Alternatives Available to Council; Implications of Alternatives**

1. Proceed with Staff Recommendation
2. Do not adopt a resolution.

**Fiscal Impact**

The loan agreement will allow the City to receive payment for the loan and it allows the Successor Agency to maintain the debt service reserve required by the bond covenants and permit the Successor Agency to include the loan on line item #4 of the ROPS until sufficient RPTTF payments are recovered to repay this loan and its modest accrued interest (rate of 1%).

Attachments: Loan Agreement  
Resolution

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RESOLUTION NO. 13-  
RESOLUTION APPROVING THE LOAN AGREEMENT WITH THE SUCCESSOR  
AGENCY TO THE DISSOLVED AUBURN URBAN DEVELOPMENT AUTHORITY

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THE CITY COUNCIL OF THE CITY OF AUBURN DOES HEREBY RESOLVE:

WHEREAS, pursuant to Health and Safety Code Section 34173(d), the City of Auburn elected to become the Successor Agency to the Auburn Urban Development Authority ("Successor Agency") by Resolution No. 12-03 on January 9, 2012; and

WHEREAS, the City of Auburn is authorized under Health and Safety Code section 34173(h) to loan funds to the Successor Agency for administrative costs, enforceable obligations, or project-related expenses at the City's discretion, and the repayment of any such loan shall be an enforceable obligation of the Successor Agency; and

WHEREAS, over the course of five cycles of Recognized Obligation Payment Schedules (ROPS), Successor Agency staff calculated a deficit between the total amount necessary to pay for all enforceable obligations including debt service payments, and the amount of tax increment funds dispensed to the Successor Agency by Placer County; and

WHEREAS, in order to avoid the Successor Agency's default on its debts and obligations, the City transferred approximately \$187,564 of pooled funds to maintain a sufficient balance in the Successor Agency's accounts, which must be repaid to the City; and

WHEREAS, the City wishes to memorialize the transfer as a loan from the City to the Successor Agency, pursuant to the terms of the attached loan agreement (Exhibit A).

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF AUBURN DOES  
HEREBY RESOLVE AS FOLLOWS:

1 **Section 1.** The Recitals set forth above are true and correct and are  
2 incorporated into this Resolution by this reference.

3 **Section 2.** The City Council does hereby approve the resolution and Loan  
4 Agreement.

5 **Section 3.** This Resolution shall take effect immediately upon its adoption.

6  
7 DATED: December 9, 2013

8  
9 Kevin Hanley, Mayor

10 ATTEST:

11 Stephanie L. Snyder, City Clerk

12 I, Stephanie L. Snyder, City Clerk of the City of Auburn, hereby certify  
13 that the foregoing resolution was duly passed at a regular session meeting of  
14 the City Council of the City of Auburn held on the 9<sup>th</sup> day of December 2013  
15 by the following vote on roll call:

16 Ayes:

17 Noes:

18 Absent:

19 Stephanie L. Snyder, City Clerk



*Report to the  
Successor Agency to  
the Dissolved AUDA*

Action Item

Agenda Item No. **2b.**

City Manager Approval

**To:** Chair and Board Members  
**From:** Robert Richardson, City Manager  
Megan Siren, Administrative Analyst  
**Date:** December 9, 2013  
**Subject:** Loan Agreement with City of Auburn

**The Issue**

Shall the Successor Agency approve a loan agreement with the City of Auburn authorizing submission to the Oversight Board for approval?

**Conclusion and Recommendation**

Staff recommends that the Successor Agency to the dissolved Auburn Urban Development Authority, by RESOLUTION approve a loan agreement with the City of Auburn.

**Background**

On June 28, 2011, as part of the 2011-12 State of California budget bill, companion bills Assembly Bill 1X 26 (AB 26) and Assembly Bill 1X 27 (AB 27) were enacted, dissolving the Auburn Urban Development Authority (AUDA), unless the City of Auburn (City) elected to participate in the Alternative Voluntary Redevelopment Program established by AB 27 and paid an annual “community remittance” payment to the County of Placer. On July 18, 2011, a Petition of Writ of Mandate was filed in the Supreme Court of the State of California in the matter of *California Redevelopment Association, et al. v. Ana Matosantos, et al.*, Case No S194861 (Legal Action), challenging the constitutionality of AB 26 and AB 27 on behalf of cities, counties and redevelopment agencies. On December 29, 2011, the Supreme Court issued its opinion in the Legal Action, upholding AB 26, invalidating AB 27, extending certain statutory deadlines under Health and Safety Code Sections 34170 through 34191, and dissolving all redevelopment agencies throughout the State effective February 1, 2012.

**Analysis**

The City elected to become the successor agency to AUDA by Resolution No. 12-03, dated January 9, 2012. In June 2012, the State passed AB 1484 for the purposes of making technical and substantive amendment to the Dissolution Act that sets forth the process of unwinding the former Redevelopment Agency. Pursuant to the AB 1484, the Successor Agency is deemed to be a separate legal entity from the City of Auburn.

One of the responsibilities of the Successor Agency is to prepare Recognized Obligation Payment Schedules (ROPS), which set forth the nature, amount and source(s) of payment of all “enforceable obligations” of AUDA (as defined by law) to be paid by the Successor Agency after AUDA’s dissolution, covering the forward-looking six month fiscal period. The Successor Agency has

submitted and obtained approval from the Oversight Committee and the California State Department of Finance (DOF) for five ROPS cycles. When the initial ROPS cycle occurred, the Successor Agency understood and believed that funds received from the second ROPS cycle were to be utilized for the first ROPS cycle. Due to this oversight, the Successor Agency has suffered a shortfall. The shortfall is currently in a deficit of approximately \$187,564 in the Successor Agency's reserve fund for debt service, and is identified on the current ROPS as line item #4. To avoid the potential default of the Successor Agency's debt service reserve, the City advanced funds from the City's pooled cash account (quasi-transfer for funds from the general fund) as a means to fund DOF approved enforceable obligations as a short term loan.

The DOF is requesting that the Successor Agency submit an Oversight Board-approved loan agreement with the current ROPS and all future applicable ROPS cycles to support line item #4 on the ROPS; this loan agreement is consistent with Health & Safety Code Section 34173(h), which permits a loan from the City to the Successor Agency for the purpose of paying approved enforceable obligations, administrative costs or project related expenses to be deemed an "enforceable obligation" and placed upon a ROPS for repayment. The Successor Agency's legal counsel has reviewed the loan agreement.

**Alternatives Available to Successor Agency; Implications of Alternatives**

1. Proceed with Staff Recommendation
2. Do not adopt a resolution.

**Fiscal Impact**

The loan agreement will allow the Successor Agency to maintain the debt service reserve required by the bond covenants and permit the Successor Agency to include the loan on line item #4 of the ROPS until sufficient RPTTF payments are recovered to repay this loan and its modest accrued interest (rate of 1%).

Attachments: Loan Agreement  
Resolution

RESOLUTION NO. 13-

A RESOLUTION OF THE SUCCESSOR AGENCY TO THE DISSOLVED AUBURN  
URBAN DEVELOPMENT AUTHORITY, APPROVING THE LOAN AGREEMENT WITH  
THE CITY OF AUBURN

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THE SUCCESSOR AGENCY TO THE DISSOLVED AUBURN URBAN DEVELOPMENT  
AUTHORITY DOES HEREBY RESOLVE:

WHEREAS, pursuant to Health and Safety Code Section 34173(d), the  
City of Auburn elected to become the Successor Agency to the Auburn Urban  
Development Authority ("Successor Agency") by Resolution No. 12-03 on  
January 9, 2012; and

WHEREAS, the City of Auburn is authorized under Health and Safety  
Code section 34173(h) to loan funds to the Successor Agency for  
administrative costs, enforceable obligations, or project-related expenses at  
the City's discretion, and the repayment of any such loan shall be an  
enforceable obligation of the Successor Agency; and

WHEREAS, over the course of five cycles of Recognized Obligation  
Payment Schedules (ROPS), Successor Agency staff calculated a deficit  
between the total amount necessary to pay for all enforceable obligations  
including debt service payments, and the amount of tax increment funds  
dispensed to the Successor Agency by Placer County; and

WHEREAS, in order to avoid the Successor Agency's default on its debts  
and obligations, the City transferred approximately \$187,564 of pooled funds  
to maintain a sufficient balance in the Successor Agency's accounts, which  
must be repaid to the City; and

WHEREAS, the City wishes to memorialize the transfer as a loan from the  
City to the Successor Agency, pursuant to the terms of the attached loan  
agreement (Exhibit A).

1 NOW, THEREFORE, THE SUCCESSOR AGENCY TO THE FORMER AUBURN  
2 URBAN DEVELOPMENT AUTHORITY, DOES HEREBY RESOLVE AS FOLLOWS:

3 **Section 1.** The Recitals set forth above are true and correct and are  
4 incorporated into this Resolution by this reference.

5 **Section 2.** The Successor Agency hereby approves the resolution and Loan  
6 Agreement.

7 **Section 3.** This Resolution shall take effect immediately upon its adoption.

8  
9 PASSED, APPROVED AND ADOPTED at a regular meeting of the Successor  
10 Agency to the former Auburn Urban Development Authority, on 9<sup>th</sup> day of  
11 December, by the following vote:

12 AYES:

13 NOES:

14 ABSTAIN:

15 ABSENT:  
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18 \_\_\_\_\_  
Kevin Hanley, Mayor

19 ATTEST:

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21 Stephanie L. Snyder, City Clerk  
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## **LOAN AGREEMENT BETEWEEN CITY OF AUBURN AND SUCCESOR AGENCY TO THE AUBURN URBAN DEVELOPMENT AUTHORITY**

THIS LOAN AGREEMENT ("Agreement") is entered into as of \_\_\_\_\_, 2013 by and between the CITY OF AUBURN ("City") and SUCCESOR AGENCY TO THE AUBURN URBAN DEVELOPMENT AUTHORITY ("Successor Agency").

### **RECITALS**

WHEREAS, pursuant to the provisions of AB 1X 26 and AB 1484 (collectively, the "Dissolution Act") , the City is the designated successor agency for the former Auburn Urban Development Authority (AUDA); and

WHEREAS, pursuant to the Dissolution Act, the Successor Agency and the City are separate legal entities; and

WHEREAS, the Successor Agency is vested with the responsibility of winding down the former AUDA's obligations and activities; and

WHEREAS, the Successor Agency has submitted and obtained approval from the Oversight Board and Department of Finance for five separate Recognized Obligation Payment Schedules ("ROPS"), each covering a six-month period; and

WHEREAS, each ROPS listed, to the best of Successor Agency's understanding, the enforceable obligations that were required to be listed by the governing law; and

WHEREAS, the Successor Agency understood and believed that the Redevelopment Property Tax Trust Fund ("RPTTF") monies received from the Placer County Auditor-Controller for the ROPS II period of July 1 through December 31, 2012) were available to be used for expenditures in Fiscal Year 2011-12; and

WHEREAS, the Successor Agency was later informed that such funds were to be used for enforceable obligations payable between July 1, 1012 and December 31, 2012, which resulted in a shortfall of RPTTF available to pay debt service on the AUDA's 2008 Tax Allocation Bonds the ("TA Bonds"); and

WHEREAS, in order to avoid defaulting on the obligations to make debt service payments, the Successor Agency was required to draw on the bond Reserve Account fund to make the required debt service payments; and

WHEREAS, pursuant to the Indenture of Trust for the TA Bonds and other bond covenants, the Reserve Account must maintain on deposit an amount equal to the Reserve Requirement, as defined in the Indenture of Trust; and

WHEREAS, pursuant to Health and Safety Code section 34173(h), a City advance of the necessary funds to cover such a shortfall is considered to be an enforceable obligation which must be listed on the Successor Agency's ROPS, and is subject to the approval of the Successor Agency's Oversight Board; and

WHEREAS, the City advanced the necessary funds to the Successor Agency for deposit in the Reserve Account in order to avoid a default under the bond covenants; and

WHEREAS, DOF advised Agency staff to place the total amount of the City loan on the ROPS 13-14A, for the period covering July 1 –December 31, 2013 as a separate enforceable obligation; and

WHEREAS, Agency did include the item on ROPS 13/14A, which was approved by DOF on April 13, 2013; and

WHEREAS, the amount of Redevelopment Property Tax Trust Fund ("RPTTF") available for payment to the Successor Agency was insufficient to repay the City loan in its entirety; and

WHEREAS, the Successor Agency has included the remaining amount owed to the City on its ROPS 13-14B, (covering January 1-June 30, 2014); and

WHEREAS, if there is insufficient RPTTF available to repay the City loan in its entirety in the ROPS 13-14B period, the Successor Agency will list any remaining amount to be repaid on subsequent ROPS until the City loan is fully repaid;

WHEREAS, both the City and the Agency understand that the Agency has not expended any money, nor entered into any loan agreements, that were not already previously approved by DOF, and item 4 on ROPS 13/14A is the same as item 4 on ROPS 13/14B, described as "Debt Service Reserve Funding," and will continue to be listed as "Debt Service Reserve Funding" on any future ROPS until the debt to the City is repaid; and

WHEREAS, in order to memorialize and ratify the City's advance to the Agency, the parties now desire to capture the remaining amount owing from the Agency to the City in a formal short-term loan agreement for inclusion on each ROPS as background to support Item 4.

NOW THEREFORE, IT IS AGREED AS FOLLOWS:

Section 1. Recitals

The recitals above are true and correct and incorporated herein by reference.

Section 2. City Loan to the Agency

The parties agree that the City has loaned to the Successor Agency the amount necessary to replenish the Successor Agency's Bond Reserve Account for the AUDA's 2008 Tax Allocation bond issuance to the level required by the bond covenants. A portion of the City loan has been repaid, and the parties agree that sum of \$187,564.00 (the "Loan") is outstanding and shall be repaid by the Successor Agency in accordance with the terms of this Agreement and applicable law.

Section 3. Repayment of Loan by Successor Agency

a. In accordance with Health & Safety Code Section 34173(h) and other provisions of the Dissolution Act (except as stated in Section 9 below), the Successor Agency hereby agrees to list this Loan as an "enforceable obligation" on each successive ROPS, subject to Oversight Board approval, until the Loan has been fully repaid, in order that the Loan be repaid as quickly possible. Generally and to the extent permitted by law, the parties agree that the Loan will accrue simple interest at the rate of one percent (1%) per annum or the Local Agency Investment Fund rate, whichever is greater. Beginning in fiscal year 2013, and continuing through payoff, each payment shall be credited first to interest then due and the remainder to principal.

b. Payments shall be made to the City at the following address: 1225 Lincoln Way, Auburn, CA 95603.

c. In the event that there is a change in the law that would allow the Successor Agency to receive funds from property tax revenues or other sources that can be used to repay the Loan, then the outstanding amount of the Loan shall be immediately due and payable, subject to any amounts owed as outlined in Section 1(c) above. The Successor Agency may repay the City with any cash or real-property assets that it holds or from the proceeds from the Redevelopment Obligation Retirement Fund, as satisfaction of the Loan.

Section 4. Defaults.

a. Successor's Agency's failure to pay any amount due hereunder within 15 days of its due date after notice to Successor Agency shall be considered an event of default under this Agreement.

b. Upon the occurrence of any event of default and expiration of any applicable cure period at the option of the City after 30 days prior written notice, the entire unpaid balance of principal and all accrued interest owing under this Agreement

shall become immediately due and payable. City's failure in the exercise of any other right or remedy hereunder or under any agreement which secures the indebtedness or is related thereto shall not affect any right or remedy and no single or partial exercise of any such right or remedy shall preclude any further exercise thereof.

Section 5. Costs of Enforcement.

Successor Agency agrees to pay the following costs, expenses and attorneys' fees paid or incurred by the City or adjudged by a Court: (1) reasonable costs of collection, costs and expenses, and reasonable attorneys' fees paid or incurred in connection with the collection, enforcement for Loan Agreement, or of any covenant of this Agreement, whether or not suit is filed; (2) costs of suit and such sums the Court may adjudge as attorneys' fees in any action to enforce payment of all amounts due under this Agreement or any part of it; and (3) costs of suit and such sum as the Court may adjudge as reasonable attorneys' fees in any other litigation or controversy connected with the enforcement of this Agreement.

Section 6. Waivers.

Except as provided above, Successor Agency and all others who may become liable for all or any part of this obligation, severally waive presentment for payment, demand and protest and notice of protest, and expressly consent to any extension of the time of payment hereof or of any installment hereof, to the release of any party liable for this obligation, and any such extension or release may be made without notice to any of said parties and without any way affecting or discharging this liability.

Section 7. Assignment and Assumption.

This Agreement shall be binding upon Successor Agency, its successors and assigns. This Agreement is not transferable by the Successor Agency, and the Successor Agency shall not assign its rights and obligations hereunder without the prior written consent of the City. The City, at its option, may negotiate, transfer or assumption of this Agreement.

Section 8. Governing Law.

This Agreement shall be construed in accordance with and be governed by the laws of the State of California.

Section 9. Integration.

This Agreement represents the entire understanding of the parties as to those matters contained herein and supersedes all prior negotiations, representations, or agreements, both written and oral. Parties accept the recitals as true and accurate and incorporate those into this agreement. This Agreement may not be modified or altered except by written amendment executed by both parties.

Section 10. Partial Invalidity.

If any provision of this Agreement shall be invalid, illegal or unenforceable, the validity, legality and enforceability of the remaining provisions hereof shall not in any way be affected or impaired thereby.

Section 11. Amendments to repayment schedule

City and Successor Agency agree and acknowledge that the Dissolution Act is newly adopted legislation and that the repayment schedule may be subject to further adjustments under the law. Parties agree that the amounts are due and owing irrespective of the changes or provisions in the State law and will be repaid in the most expeditious manner allowed by law and that this agreement and the repayment schedule may be modified and amended in writing in the future; however, this Agreement is not subject to the repayment restrictions set forth under Health & Safety Code Section 34191.4 or any similar subsequent provision.

IN WITNESS WHEREOF, the parties hereto, intending to be legally bound, have executed this Agreement on the day and year first above written.

CITY OF AUBURN

By: \_\_\_\_\_  
Kevin Hanley, Mayor

SUCCESSOR AGENCY OF THE AUBURN  
URBAN DEVELOPMENT AUTHORITY

By: \_\_\_\_\_  
Chairperson

Approved as to Form:

\_\_\_\_\_  
Michael R. Cobden, Assistant City Attorney

UPDATED RECOGNIZED OBLIGATION PAYMENT SCHEDULE  
 Per AB 26 - Section 34177 (\*)

Project Name / Debt Obligation	Phase	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During 2011-2012**	Total Due During Fiscal Year 2012-2013**	Funding Source	Payable from the Redevelopment Property Tax Trust Fund (RP TTF)											
								Jan 2012	Feb 2012	Mar 2012	Apr 2012	May 2012	Jun 2012	Jul 2012	Aug 2012	Sep 2012	Oct 2012	Nov 2012	Dec 2012
1) 2008 Tax Allocation Bonds	Wells Fargo Bank	Bond issue to fund non-housing projects	Abd Rad Project	\$ 6,000,142.00	\$ 338,342.50	\$ 338,342.50	RP TTF												
2) Streetscape - Const. Contract	Foodnet & Associates	Design / Review / Construction mgmt.	Abd Rad Project	\$ 1,723.00	\$ 1,723.00	\$ 1,723.00	RP TTF	10,477.00	4,415.00	0.00	0.00	16,402.00	209,170.50						
3) Streetscape - Const. Contract	Hanson	Construction	Abd Rad Project	\$ 859,059.00	\$ 859,059.00	\$ 859,059.00	RP TTF	\$ 8,741.00	0.00	0.00	0.00	40,018.00	108,000.00						
4) Streetscape - Const. Contract	Guidette	Construction	Abd Rad Project	\$ 3,578.00	\$ 3,578.00	\$ 3,578.00	RP TTF	3,518.00	\$ 81.00	2,110.00	1,500.00	500.00							
5) Streetscape - Const. Contract	Employees of Agency	Payroll for Employees - Project	Abd Rad Project	\$ 14,000.00	\$ 14,000.00	\$ 14,000.00	RP TTF	14,000.00											
6) Streetscape - Const. Contract	Galus Herold	Construction	Abd Rad Project	\$ 21,500.00	\$ 21,500.00	\$ 21,500.00	RP TTF												
7) Old City Hall - Const. Contract	Road - Ken Hayes	Construction	Abd Rad Project	\$ 600.00	\$ 600.00	\$ 600.00	RP TTF												
8) Old City Hall - Const. Contract	JM Environmental	Construction	Abd Rad Project	\$ 4,000.00	\$ 4,000.00	\$ 4,000.00	RP TTF	1,524.00	50.00										
9) Old City Hall - Const. Contract	Lee Buckingham	Construction	Abd Rad Project	\$ 3,000.00	\$ 3,000.00	\$ 3,000.00	RP TTF												
10) Old City Hall - Const. Contract	Employees of Agency	Payroll for Employees - Project	Abd Rad Project	\$ 39,308.00	\$ 39,308.00	\$ 39,308.00	RP TTF												
11) Old Town Enhancements - Const. Contract	Construction	Construction	Abd Rad Project	\$ 800.00	\$ 800.00	\$ 800.00	RP TTF												
12) Old Town Enhancements - Const. Contract	Payroll for Employees - Project	Payroll for Employees - Project	Abd Rad Project	\$ 800.00	\$ 800.00	\$ 800.00	RP TTF												
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Totals - This Page (RP TTF Funding)				\$ 10,130,047.00	\$ 1,388,547.50	\$ 1,388,547.50	N/A	\$ 120,651.00	\$ 5,499.00	\$ 2,110.00	\$ 57,950.00	\$ 332,072.50	\$ -						
Totals - Page 2 (Other Funding)				\$ 150,888.00	\$ -	\$ -	N/A	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -						
Totals - Page 4 (Pass Thru Payments)				\$ 21,189,000.00	\$ 280,788.00	\$ 280,788.00	N/A	\$ 41,659.00	\$ -	\$ 3,328.00	\$ 34,084.00	\$ 288,788.00	\$ 34,472.00						
Grand Total: All Pages				\$ 31,472,935.00	\$ 1,669,335.50	\$ 1,669,335.50		\$ 162,310.00	\$ 5,499.00	\$ 6,048.00	\$ 92,004.00	\$ 619,860.50	\$ 34,472.00						

\*\* The Preliminary Debt Recognition Obligation Payment Schedule (RPDS) is to be completed by 3/1/2012 by the successor agency, and subsequently be approved by the oversight board and audited by the County.

-- All obligations during fiscal year and payment amounts are projected. (For fiscal 2011-12 only, references to RP TTF could also mean tax increment allocated to the Agency prior to February 1, 2012)

--- Funding sources from the successor agency: (For fiscal 2011-12 only, references to RP TTF could also mean tax increment allocated to the Agency prior to February 1, 2012)

RP TTF - Redevelopment Property Tax Trust Fund  
 LAHIF - Low and Moderate Income Housing Fund  
 Admin - Successor Agency Administrative Allowance

# ATTACHMENT 1

Name of Redevelopment Agency: Albany Urban Development Authority  
 Project Area(s): Albany Redevelopment Project  
 UPDATED RECOGNIZED OBLIGATION PAYMENT SCHEDULE  
 Per AB 26 - Section 34177 (1)

UPDATED RECOGNIZED OBLIGATION PAYMENT SCHEDULE Per AB 28 - Section 34177 (*)																		
Project Name / Debt Obligation	Payer	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2011-2012**	Total Due During Fiscal Year 2012-2013*	Payable from the Redevelopment Property Tax Trust Fund (RPTTF)											
							Symptoms by month											
							Jul 2012	Aug 2012	Sep 2012	Oct 2012	Nov 2012	Dec 2012	Total					
Project Name / Debt Obligation	Payer	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2011-2012**	Total Due During Fiscal Year 2012-2013*	Jul 2012	Aug 2012	Sep 2012	Oct 2012	Nov 2012	Dec 2012	Total					
1) 2000 Tax Allocation Bonds	Wells Fargo Bank	Bond issue to fund non-housing projects	ADB Red Project	9,080,142.00	339,342.50	335,342.50					128,171.00		335,341.50					
2) Streetscape - Cont'l. Contract	Frederick & Associates	Design / Review / Construction mgmt.	ADB Red Project	91,723.00	91,723.00	0.00							47,698.00					
3) Streetscape - Cont'l. Contract	Herman	Construction	ADB Red Project	809,059.00	809,059.00	0.00							235,768.00					
4) Streetscape - Cont'l. Contract	Quetta	Construction	ADB Red Project	3,578.00	3,578.00	0.00							0.00					
5) Streetscape - Employees Costs	Employees of Agency	Payroll for Employees - Project	ADB Red Project	14,000.00	14,000.00	0.00							14,991.00					
6) Old City Hall - Cont'l. Contract	Gabe Martinez	Construction	ADB Red Project	62,035.00	62,035.00	0.00							-					
7) Old City Hall - Cont'l. Contract	KAC - Ken Mayes	Construction	ADB Red Project	31,601.00	31,601.00	0.00							-					
8) Old City Hall - Cont'l. Contract	JM Environmental	Construction	ADB Red Project	900.00	900.00	0.00							-					
9) Old City Hall - Cont'l. Contract	Employees of Agency	Payroll for Employees - Project	ADB Red Project	4,000.00	4,000.00	0.00							2,017.00					
10) Old City Hall - Cont'l. Contract	Employees of Agency	Payroll for Employees - Project	ADB Red Project	3,000.00	3,000.00	0.00							-					
11) Old Town Fairgrounds - Cont'l. Contract	Employees of Agency	Payroll for Employees - Project	ADB Red Project	35,356.00	35,356.00	0.00							-					
12) Old Town Fairgrounds - Employees Costs	Employees of Agency	Payroll for Employees - Project	ADB Red Project	800.00	800.00	0.00							-					
13)													-					
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Totals - Title Page (RPTTF Funding)				\$ 10,130,047.00	\$ 1,388,847.50	\$ 335,342.50	\$ -	\$ -	\$ -	\$ -	\$ 128,171.00	\$ -	\$844,423.50					
Totals - Page 2 (Other Funding)				\$ 153,888.00	\$ 153,888.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 274,308.00					
Totals - Page 4 (Phase Two Payments)				\$ 21,188,000.00	\$ 206,788.00	\$ 288,788.00	\$ 288,788.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$713,578.00					
Grand Total - All Pages				\$ 31,472,035.00	\$ 1,828,923.50	\$ 711,130.50	\$ 446,181.00	\$ -	\$ -	\$ -	\$ 128,171.00	\$ -	\$ 1,402,308.50					
** The Preliminary Debt Recognition Obligation Payment Estimate (PDPE) is to be completed by 07/2012 by the successor agency, and subsequently be approved by the council.																		
* All totals due during fiscal year and payment amounts are projected.																		
** Funding sources from the City Tax Trust Fund																		
RPTTF - Redevelopment Property Tax Trust Fund																		
Admin - Low and Moderate Income Housing Fund																		
Admin - Successor Agency Administrative Allowance																		

\* The Preliminary Debt Recognition Obligation Schedule (PROS) is to be completed by 07/2012 by the successor agency, and subsequently be approved by the oversight committee.  
 \*\* All totals due during fiscal year end payment amounts are projected.  
 \*\*\* Funding sources from the success agency: (For fiscal 2011-12 only, references to RPTTF could also mean tax increment allocated to the Agency prior to February 1, 2012.)  
 RPTTF - Redevelopment Property Tax Trust Fund  
 Admin - Successor Agency Administrative Allowance  
 LMIFF - Low and Moderate Income Housing Fund  
 Bonds - Bond proceeds  
 Other - Interest, fees, interest earnings, etc

# ATTACHMENT 1

Name of Redevelopment Agency: Auburn Urban Development Authority  
 Project Area(s): Auburn Redevelopment Project

## UPDATED RECOGNIZED OBLIGATION PAYMENT SCHEDULE Per AB 26 - Section 14177(f)

Project Name / Debt Obligation	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2011-2012**	Total Due During Fiscal Year 2012-2013**	Funding Source **	Payable from Other Revenue Sources					
								Jan 2012	Feb 2012	Mar 2012	Apr 2012	May 2012	Jun 2012
1													
2													
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31													
32													
33													
Totals - L&P													
Totals - Bonds													
Totals - Other													
Grand Total - This Page													

\* The Preliminary Draft Recognized Obligation Payment Schedule (ROPS) is to be completed by 01/2012 by the successor agency, and subsequently be approved by the oversight board and audited by the county.  
 \*\* All total due during fiscal year 2011-2012 only, references to RPTTF could also mean tax increment allocated to the Agency prior to February 1, 2012.  
 -- Funding sources from Property Tax, True Fund, RPTTF - Redevelopment Property Tax Fund, Bonds - Bond proceeds, Admin - Successor Agency Administrative Allowance, L&P - Low and Moderate Income Housing Fund



UPDATED RECOGNIZED OBLIGATION PAYMENT SCHEDULE									
Per AD 25 - Section 24177 (1)									
Payable from Other Revenue Sources									
Project Name / Debt Obligation	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2011-2012**	Total Due During Fiscal Year 2012-2013**	Funding Source	Payments by month	
								Jul 2012	Aug 2012
								Sep 2012	Oct 2012
								Nov 2012	Dec 2012
1									
2									
3									
4									
5									
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33									
<b>Total - LMTF</b>									
<b>Totals - Bonds</b>									
<b>Total - Other</b>									

\* The Preliminary Debt Recognized Obligation Payment Schedule (RDPS) is to be completed by 3/1/2012 by the purchaser agency, and subsequently be approved by the oversight board.

\*\* All total due during fiscal year and payment amounts are projected.

\*\*\* Funding source is the successer agency. (For fiscal 2011-12 only, advances to RPTTF could also mean tax increment, allocated to the Agency prior to February 1, 2012.)

RPTTF - Low and Moderate Income Housing Fund

LMTF - Low and Moderate Income Housing Fund

Bonds - Bond proceeds

Agency - Successor Agency Administrative Advance

# ATTACHMENT 1

Name of Redevelopment Agency: Auburn Urban Development Authority  
 Project Area(s): Auburn Redevelopment Project  
 UPDATED RECOGNIZED OBLIGATION PAYMENT SCHEDULE  
 per AB 28 - Section 3417(f)

Project Name / Debt Obligation	Payee	Description	Project Area	Total Outstanding Date of Obligation	Total Due During Fiscal Year 2011-2012**	Total Due During Fiscal Year 2012-2013**	Funding Source**	Payable from the Administrative Allowance Allocation					
								Jan 2012	Feb 2012	Mar 2012	Apr 2012	May 2012	Jun 2012
1) Employees Costs - Administration	Employees of Agency	Payroll for Employees - Administration	Aub. Red Project	135,888.00	135,888.00	85,000.00	ADMIN	33,972.00			33,972.00		33,972.00
2) Other Admin Costs	City	Repay City for other admin costs	Aub. Red Project	18,000.00	18,000.00	4,000.00	ADMIN	7,667.00		3,333.00	112.00	750.00	590.00
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Totals - This Page				\$ 153,888.00	\$ 153,888.00	\$ 89,000.00		\$ 41,639.00	\$ -	\$ 3,333.00	\$ 34,084.00	\$ 780.00	\$ 34,672.00

\*\* The Preliminary Debt Recognized Obligation Schedule (RCOS) is to be completed by 3/1/2012 by the successor agency, and subsequently be approved by the oversight board and audited by the County.  
 \*\*\* All total due during fiscal year and payment amounts are projected.  
 \*\*\*\* Funding sources from the successor agency: (for fiscal 2011-12 only, references to RP/TF could also mean tax increment allocated to the Agency prior to February 1, 2012)  
 RP/TF - Redevelopment Property Tax Trust Fund  
 Admin - Successor Agency Administrative Allowance  
 LMIFF - Low and Moderate Income Housing Fund  
 Other - reserves, rents, interest earnings, etc

# ATTACHMENT 1

Name of Redevelopment Agency: Adorn Urban Development Authority  
 Project Name(s): Adorn Redevelopment Project

## UPDATED RECOGNIZED OBLIGATION PAYMENT SCHEDULE Per AD 28 - Section 34177 (\*)

Project Name / Debt Obligation	Payee	Description	Project Area	Total Outstanding Debt or Obligation	Total Due During Fiscal Year 2011-2012**	Total Due During Fiscal Year 2012-2013	Funding Source	Payable from the Administrative Allowance Allocation										Total
								Payment by month	Jul 2012	Aug 2012	Sep 2012	Oct 2012	Nov 2012	Dec 2012				
1) Employee Costs - Administration	Employees of Agency	Payroll for Employees - Administration	Adm Fund Project	135,088.00	135,088.00	65,000.00	ADMIN				21,250.00			21,250.00	\$		\$	144,418.00
2) Other Admin Costs	City	Payroll City for other admin costs	Adm Fund Project	18,000.00	18,000.00	4,000.00	ADMIN				1,000.00			1,000.00	\$		\$	14,807.00
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Totals - This Page				\$ 153,088.00	\$ 153,088.00	\$ 69,000.00			\$	\$	\$ 22,250.00	\$	\$	\$ 22,250.00				\$179,403.00

\* The Preliminary Draft Recognized Obligation Payment Schedule (ROPS) is to be completed by 3/1/2012 by the successor agency, and subsequently be approved by the oversight board.  
 \*\* All total due during fiscal year and pay periods are projected.  
 \*\*\* Funding sources from the successor agency: (For fiscal 2011-12 only, references to RPTTF could also mean tax increment allocated to the Agency prior to February 1, 2012.)  
 RPTTF - Redevelopment Property Tax Trust Fund  
 Bonds - Bond proceeds  
 Admin - Successor Agency Administrative Allowance  
 LMTF - Low and Moderate Income Housing Fund

### Other Thrift and Other Payments

Totals - Other Obligations

PARAD 26 - SACRILEG

PARAD 26 - SACRILEG

### Pass Through and Other Payments

**DEPARTMENT OF  
FINANCE**

EDMUND G. BROWN JR. • GOVERNOR

915 L STREET ■ SACRAMENTO CA ■ 95814-3706 ■ [WWW.DOF.CA.GOV](http://WWW.DOF.CA.GOV)

May 31, 2012

Andy Heath, Director of Administrative Services  
City of Auburn  
1225 Lincoln Way  
Auburn, CA 95603

Dear Mr. Heath:

Subject: Recognized Obligation Payment Schedule Approval Letter

Pursuant to Health and Safety Code (HSC) section 34177 (l) (2) (C), the Auburn Successor Agency (SA) submitted revised Recognized Obligation Payment Schedules (ROPS) to the California Department of Finance (Finance) on May 10, 2012 for period the January to June 2012 and for the period July to December 2012. Finance is assuming appropriate oversight board approval. Finance has completed its review of your ROPS, which included obtaining clarification for various items.

Finance previously sent an approval letter to the SA dated May 24, 2012. Finance reviewed additional documentation provided by the SA. As a result, Finance revised conclusions and we are approving all the items listed on both ROPS at this time.

This is our determination with respect to any items funded from the Redevelopment Property Tax Trust Fund (RPPTF) for the June 1, 2012 property tax allocations. If your oversight board disagrees with our determination with respect to any items not funded with property tax, any future resolution of the disputed issue may be accommodated by amending the ROPS for the appropriate time period. Items not questioned during this review are subject to a subsequent review, if they are included on a future ROPS. If an item included on a future ROPS is not an enforceable obligation, Finance reserves the right to remove that item from the ROPS, even if it was not removed from the preceding ROPS.

Please refer to Exhibit 12 at [http://www.dof.ca.gov/assembly\\_bills\\_26-27/view.php](http://www.dof.ca.gov/assembly_bills_26-27/view.php) for the amount of RPPTF that was approved by Finance based on the schedule submitted. As you are aware the amount of available RPPTF is the same as the property tax increment that was available prior to ABx1 26. This amount is not and never was an unlimited funding source. Therefore as a practical matter, the ability to fund the items on the ROPS with property tax is limited to the amount of funding available in the RPPTF.

Please direct inquiries to Robert Scott or Jenny DeAngelis at (916) 322-2985.

Sincerely,

MARK HILL  
Program Budget Manager

cc: Ms. Jayne Goulding, Managing Accountant Auditor, Auditor-Controller, Placer County

City of Auburn  
Schedule of Estimated Cash Balances - December 31, 2013  
ROPS Period 13-14A  
Prepared: November 13, 2013

Balances as of November 13, 2013

Cash Balance - Fund 35 - RPTTF Fund	\$	(39,018.03) (1)
Cash Balance - Fund 33 - AUDA Debt Service Reserve		<u>339,000.00</u>
Total Cash on Hand:	\$	299,981.97 (A)

Remaining obligations to be paid until Dec. 31, 2013:

Administrative costs - Staff transfers	\$	19,475.00
Debt payment - Interest on bonds		126,071.25
Estimated attorney's fees		<u>3,000.00</u>
Reamining ROPS 13-14A Obligations to be paid:	\$	148,546.25 (B)

<b><i>Estimated RPTTF Funding Shortfall (\$339,000 - "A" + "B")</i></b>	<b>\$</b>	<b><u>187,564.28</u></b>
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*(1) This balance should never fall below \$0.00. Funds received for enforceable obligations from ROPS 13-14A should cover all obligations for the period July 1 - December 31, 2013. Obligations are being paid from City of Auburn's "cash pool" (i.e. General Fund) so that Debt Service Reserve is not liquidated.*

CITY OF AUBURN  
Normal Trial Balance  
35 - RDA OBLIGATION RETIREMENT FUND  
From 7/1/2011 Through 6/30/2013

Account Code	Account Title	Debit Balance	Credit Balance
10000	Investment Pool- Cash in Bank		39,018.03 <i>CASH</i>
11100	Accounts Receivable	0.00	
11400	Due from Other Funds	0.00	
11500	Interest Receivable	0.00	
20100	Accounts Payable		292.50
39000	Fund Equity		1,016,895.35
40000	Regular Salaries	222,696.84	
40601	Workers Compensation Insurance	2,288.00	
41000	Materials & Supplies	4,000.00	
41300	Professional Services	7,640.00	
41900	Training & Education	207.67	
44000	Contractual Services	27,595.78	
44040	GF Property tax admin. fees	15,288.24	
44050	Bank Fees	258.32	
48000	Debt Service - Principle Pymt	207,671.25	
49000	Operating Transfers/Out	465,964.89	
49990	Release Trust Fund Moneys	20,108.00	
65021	Streetscape Project	100.00	
65022	Streetscape Phase II	796,008.41	
65023	Old City Hall Renovation	106,295.93	
65024	Old Town Firehouse Project	41,588.45	
70101	Current Secured Property Taxes		836,591.87
76600	Interest Earned		2,211.05
76601	Int - Unrealized Gain/Loss		948.90
76602	AUDA Project Fund Interest		21,754.08
	Total 35 - RDA OBLIGATION RETIREMENT FUND	1,917,711.78	1,917,711.78
Report Total		2,722,676.67	2,722,676.67
Report Difference		0.00	



CITY OF AUBURN  
Normal Trial Balance  
**33 - RDA DEBT SERVICE**  
From 7/1/2011 Through 6/30/2013

Account Code	Account Title	Debit Balance	Credit Balance
10000	Investment Pool- Cash in Bank	339,000.00	
20100	Accounts Payable	0.00	
39000	Fund Equity		339,000.00
48000	Debt Service - Principle Pymt	80,000.00	
48001	Debt Service - Interest Pymt	385,964.89	
80002	Operating Transfers-In		465,964.89
	Total 33 - RDA DEBT SERVICE	804,964.89	804,964.89

CASH

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